

Courtesy Of Samantha Stachniak Of RE/MAX Elite

# \$488,888 - 2957 Coughlan Green Green, Edmonton

MLS® #E4461246

**\$488,888**

3 Bedroom, 2.50 Bathroom, 1,393 sqft  
Single Family on 0.00 Acres

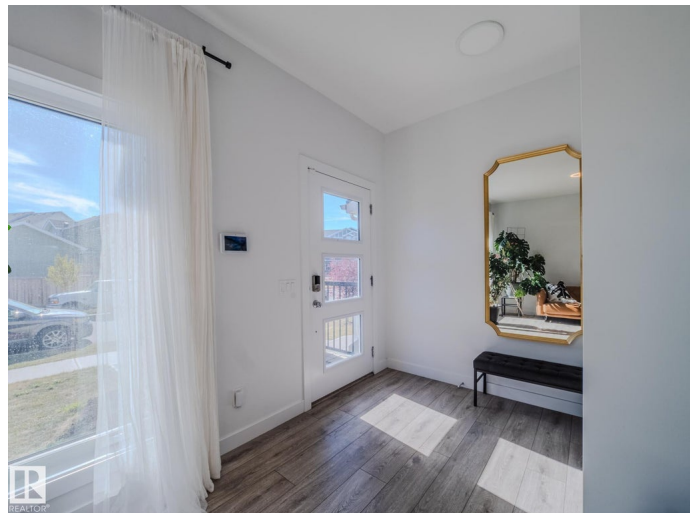
Chappelle Area, Edmonton, AB

WOW! Step into this beautifully designed 3-bedroom, 2.5-bath home offering a bright and open-concept layout perfect for modern living. The spacious living room flows effortlessly into a generous dining area and a sleek, upgraded kitchen featuring a large island with breakfast bar, elegant quartz countertops, quality cabinetry, and a convenient pantry. A practical boot room and a stylish half bath complete the main floor. Upstairs, the primary suite offers a relaxing retreat with a walk-in closet and private ensuite. Two additional well-sized bedrooms, a full 4-piece bath, and an upstairs laundry room provide comfort and convenience for the whole family. An easily separated basement entrance offers fantastic potential for future development or a legal suite! Fenced yard, double garage and extra parking! Located in the vibrant Chappelle community, you'll enjoy access to scenic wetlands, vast green spaces, walking trails, schools, a community center, and more. Welcome Home!

Built in 2020

## Essential Information

MLS® #	E4461246
Price	\$488,888
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,393
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	2957 Coughlan Green Green
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3X6

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Ceiling 9 ft., Front Porch, No Smoking Home, Parking-Extra
Parking Spaces	3
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed October 7th, 2025  
Days on Market 33  
Zoning Zone 55  
HOA Fees 426  
HOA Fees Freq. Annually

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Listing information last updated on November 9th, 2025 at 7:17pm MST